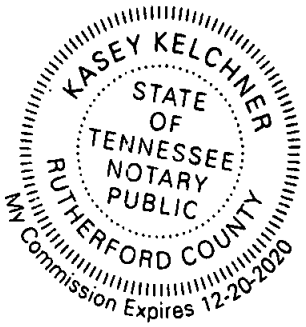
#13999

WARRANTY DEED



State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $396,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10th day of July, 2019

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Return to: Advantage Title & Escrow, 1321 Murfreesboro Pike, Suite 823, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jason Bockman	New Owner	10501055900
(NAME)	(NAME)	Karen Johnson Davidson County
1598 Guill Road		Batch# 256038 DEEDWARR
(ADDRESS)	(ADDRESS)	07/12/2019 10:03:25 AM 5 pgs
Mt. Juliet, TN 37122		Fees: $28.00 Taxes: $1,465.20
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	20190712-0068101

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Jacqueline C. Page, Beverly P. Ward, Joyce A. Page, Pamela A. Page, Teresa P. Speight, Felecia A. Page, Napoleon V. Edmondson, Jasmine Wooden, Jamahl Reese, Charles E. Beasley Jr., Stephanie Beasley, Isoken Daniel Aighewi, and Osagie N. Aighewi,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Jason Bockman,** hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 2 of the Plan of Edgehill Estates, Section 97, as of record in book 4675, Page 148, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Margaret B. page, unmarried, by deed from Metropolitan Development and Housing Agency of record in Book 6261, Page 166. Affidavit of heirship recorded in Instrument Number 20090501-0039774 shows Margaret B. Page Owens having died and her heirs-at-law to be her eight children, Carol E. Rees, Sandra B. Edmondson (Aighewi), Beverly P. Ward, Jacqueline C. Page, Joyce A. Page, Pamela A. Page, Teresa P. Speight and Felicia A. Page. Affidavit shows Sandra b. Aighewi having died intestate and her children to be Charles E. Beaseley, Jr. Stephanie Beasley, Daniel I. Aighewi and Osagie N. Aighewi. Affidavit shows Carol E. Reese died intestate and survived by her children Napoleon V. Edmondson, Gerald V. Garrett, Michelle G. Olukan, Jahmal Reese and Jasmine Reese. Michelle G. Olukan aka Michelle Olukan having since died testate, the estate was never probated however, the beneficiaries of the will were the same as Tennessee intestate succession statue and those heirs are Napoleon V. Edmondon, Jasmine Reese, Jahmal Reese, Gerald V. Garrett . Gerald V. Garrett a.k.a. Gerald Vantrease Garrett having since died intestate leaving as his sole heirs at law Napoleon V. Edmonson, Michelle G. Olukan, Jahmal Reese and Jasmine Reese reference heirship affidavit of record in Instrument No. 20190712-0068093, said Register's Office. Jahmal Reese also known as Jamahl Reese. Jasmine Reese also known as Jasmine Wooden. Daniel. I. Aighewi also known as Isoken Daniel Aighewi.

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Charles E. Beasley, Jr. by Jaqueline C. Page as his Attorney-In~Fact

pursuant to recorded Power of Attorney of record in Instrument No. 20190712-00680960, in the Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Napoleon V. Edmondson by Joyce A. Page as his Attorney-In~Fact pursuant to recorded Power of Attorney of record in Instrument No. 20190712-00680940, in the Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Pamela A. Page by Joyce A. Page as her Attorney-In~Fact pursuant to recorded Power of Attorney of record in Instrument No. 20190712-00680970, in the Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Jasmine Wooden by Joyce A. Page as her Attorney-In~Fact pursuant to recorded Power of Attorney of record in Instrument No. 20190712-00680980, in the Register's Office for Davidson County, Tennessee. Jasmine Wooden aka Jasmine Reese.

This instrument is executed on behalf of Stephanie Beasley, Isoken Daniel Aighewi and Osagie N. Aighewi by Jaqueline C. Page as their Attorney-In~Fact pursuant to recorded Power of Attorney of record in Instrument No. 20190712-00680990, in the Register's Office for Davidson County, Tennessee.Isoken Daniel Aighewi aka Daniel I. Aighewi.

This instrument is executed on behalf of Teresa P. Speight by Felecia A. Page as her Attorney-In~Fact pursuant to recorded Power of Attorney of record in Instrument No. 20190712-00681000, in the Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Jamahl Reese by Joyce A. Page as his Attorney-In~Fact pursuant to recorded Power of Attorney of record in Instrument No. 20190712-00680950, in the Register's Office for Davidson County, Tennessee. Jamahl Resse aka Jahmal Reese.

This property has never been used as the Grantors primary residence.

Jaqueline C. Page being one and the same as Jacqueline C. Page.

unimproved ☐

This is improved ☑ property, known as 1041 14th Ave., Nashville, TN 37212

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hands this 10th day of July, 2019.

Jacqueline C. Page
Jacqueline C. Page

Beverly P. Ward
Beverly P. Ward

Joyce A. Page
Joyce A. Page

Pamela A. Page by Joyce A. Page, her atty in fact
Pamela A. Page by Joyce A. Page, her attorney in fact

Teresa P. Speight by Felecia A. Page
Teresa P. Speight by Felecia A. Page, her attorney in fact

her attorney in fact

Napoleon V. Edmondson by Joyce A Page
Napoleon V. Edmondson by Joyce A. Page, his attorney in fact

his atty in fact

Felecia A. Page
Felecia A. Page

Jamahl Reese by Joyce A. Page, his attorney in fact
Jamahl Reese by Joyce A. Page, his attorney in fact

Jasmine Wooden by Joyce A. Page, her attorney in fact
Jasmine Wooden by Joyce A. Page, her attorney in fact

Stephanie Beasley by Jacqueline C. Page, her attorney in fact
Stephanie Beasley by Jacqueline C. Page, her attorney in fact

Charles E. Beasley, Jr. by Jaqueline C. Page, his attorney in fact
Charles E. Beasley, Jr. by Jaqueline C. Page, his attorney in fact

Isoken Daniel Aighewi by Jacqueline C. Page, his attorney in fact
Isoken Daniel Aighewi by Jacqueline C. Page, his attorney in fact

Osagie N. Aighewi by Jacqueline C. Page, his attorney in fact
Osagie N. Aighewi by Jacqueline C. Page, his attorney in fact

State of Tennessee
County of Davidson

Personally appeared before me Jacqueline C. Page, Beverly P. Ward, Joyce A. Page and Felecia A. Page, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 10th day of July, 2019.

Notary Public
My Commission Expires:

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 12-20-2020

STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Joyce A. Page, the person who executed the foregoing instrument on behalf of Pamela A. Page and who acknowledged that she executed the same as the free act and deed of the said Pamela A. Page, through Power of Attorney granted her by the said Pamela A. Page.

Notary Public
Commission Expires:

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 12-20-2020

STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Joyce A. Page, the person who executed the foregoing instrument on behalf of Jasmine Wooden and who acknowledged that she executed the same as the free act and deed of the said Jasmine Wooden through Power of Attorney granted her by the said Jasmine Wooden.

Notary Public
Commission Expires:

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 12-20-2020

STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Joyce A. Page, the person who executed the foregoing instrument on behalf of Jamahl Reese and who acknowledged that she executed the same as the free act and deed of the said Jamahl Reese through Power of Attorney granted her by the said Jamahl Reese.

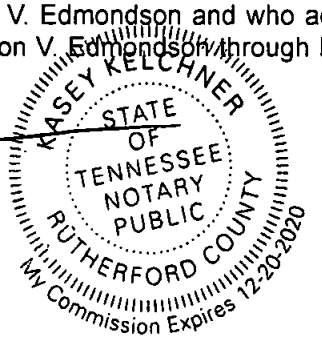
Notary Public
Commission Expires:



STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Joyce A. Page, the person who executed the foregoing instrument on behalf of Napoleon V. Edmondson and who acknowledged that she executed the same as the free act and deed of the said Napoleon V. Edmondson through Power of Attorney granted her by the said Napoleon V. Edmondson.

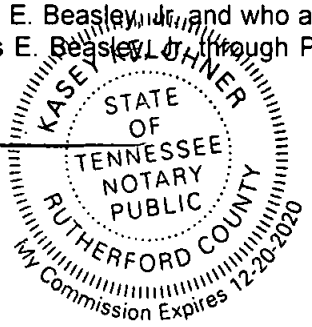
Notary Public
Commission Expires:



STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Jaqueline C. Page, the person who executed the foregoing instrument on behalf of Charles E. Beasley, Jr. and who acknowledged that she executed the same as the free act and deed of the said Charles E. Beasley, Jr. through Power of Attorney granted her by the said Charles E. Beasley, Jr.

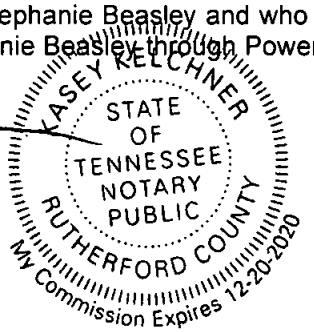
Notary Public
Commission Expires:



STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Jaqueline C. Page, the person who executed the foregoing instrument on behalf of Stephanie Beasley and who acknowledged that she executed the same as the free act and deed of the said Stephanie Beasley through Power of Attorney granted her by the said Stephanie Beasley.

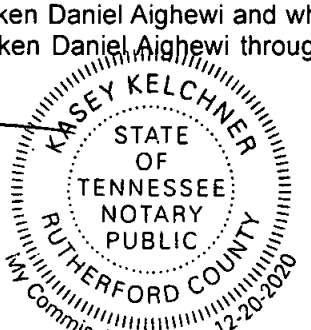
Notary Public
Commission Expires:



STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Jaqueline C. Page, the person who executed the foregoing instrument on behalf of Isoken Daniel Aighewi and who acknowledged that she executed the same as the free act and deed of the said Isoken Daniel Aighewi through Power of Attorney granted her by the said Isoken Daniel Aighewi.

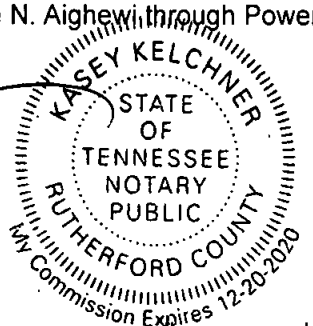
Notary Public
Commission Expires:



STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Jaqueline C. Page, the person who executed the foregoing instrument on behalf of Osagie N. Aighewi and who acknowledged that she executed the same as the free act and deed of the said Osagie N. Aighewi through Power of Attorney granted her by the said Osagie N. Aighewi.

Notary Public
Commission Expires:



STATE OF TENNESSEE
COUNTY OF Davidson

On this the 10th day of July, 2019, before me personally appeared Felecia A. Page, the person who executed the foregoing instrument on behalf of Teresa P. Speight and who acknowledged that she executed the same as the free act and deed of the said Teresa P. Speight through Power of Attorney granted her by the said Teresa P. Speight.

Notary Public
Commission Expires:

